

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY  
RE: FINAL DESIGNATION OF DEVELOPER, APPROVAL OF  
FINAL WORKING DRAWINGS AND SPECIFICATIONS  
AND PROPOSED DISPOSITION OF PARCEL C-2-31  
IN THE DOWNTOWN-WATERFRONT-FANEUIL HALL  
URBAN RENEWAL AREA.  
PROJECT NO. MASS. R-77

WHEREAS, the Boston Redevelopment Authority, (hereinafter referred to as the "Authority"), has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance in the hereinafter identified Project; and

WHEREAS, the Urban Renewal Plan for the Downtown-Waterfront-Faneuil Hall Urban Renewal Area, Project No. Mass. R-77, (hereinafter referred to as the "Project Area"), has been duly reviewed and approved in full compliance with local, State and Federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of urban renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, Mr. and Mrs. Joseph Mercandante have expressed an interest in and have submitted a satisfactory proposal for the development of Disposition Parcel C-2-31 in the Downtown-Waterfront-Faneuil Hall Urban Renewal Area; and

WHEREAS, the Authority is cognizant of Chapter 30, Sections 61 and 62 of the Massachusetts General Laws, as amended, with respect to minimizing and preventing damage to the environment;

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That Mr. and Mrs. Joseph Mercandante be and hereby are finally designated as Developer of Parcel C-2-31 in the Downtown-Waterfront-Faneuil Hall Urban Renewal Area.
2. That it is hereby determined that Mr. and Mrs. Joseph Mercandante possess the qualifications and financial resources necessary to acquire and develop the land in accordance with the Urban Renewal Plan for the Project Area.
3. That disposal of said parcel by negotiation is the appropriate method of making the land available for redevelopment.
4. That the Final Working Drawings and Specifications submitted by Mr. and Mrs. Joseph Mercandante for the development of Parcel C-2-31 conform in all respects to the Urban Renewal Plan for the Project Area, and that said Final Working Drawings and Specifications be and hereby are approved.
5. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means and measures have been taken and are being utilized to avoid or minimize damage to the environment.

6. That the Director is hereby authorized for and in behalf of the Boston Redevelopment Authority to execute and deliver a Land Disposition Agreement and Deed conveying Parcel C-2-31 to Mr. and Mrs. Joseph Mercandante, said documents to be in the Authority's usual form.

7. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105(E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure". (Federal Form H-6004).



MEMORANDUM

JUNE 9, 1977

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT F. WALSH, DIRECTOR

SUBJECT: WATERFRONT PROJECT, MASS. R-77  
FINAL DESIGNATION OF MR. AND MRS. JOSEPH MERCANDANTE  
AS DEVELOPER OF 45-47 FULTON STREET, PARCEL C-2-31;  
APPROVAL OF FINAL WORKING DRAWINGS AND SPECIFICATIONS  
AND PROPOSED DISPOSITION OF THE PROPERTY.

On February 3, 1977, the Authority tentatively designated Mr. and Mrs. Joseph Mercandante as Developer of Parcel C-2-31 in the Downtown-Waterfront-Faneuil Hall Urban Renewal Area.

On March 24, 1977, the Urban Design Department of the Authority approved the Final Working Drawings and Specifications submitted by Mr. and Mrs. Mercandante for the rehabilitation of the property; and on June 3, 1977, Mr. and Mrs. Mercandante submitted proof of their financial capability to complete the improvements.

Therefore, it is recommended that the Authority finally designate Mr. and Mrs. Joseph Mercandante of 157 Endicott Street, Boston, Massachusetts, as Developer of Parcel C-2-31 in the Downtown-Waterfront-Faneuil Hall Urban Renewal Area; approve the Final Working Drawings and Specifications; authorize the Secretary to publish notice of the proposed disposition transaction; and authorize the Director for and in behalf of the Authority to execute and deliver a Land Disposition Agreement and Deed in the Authority's usual form conveying Parcel C-2-31 to Mr. and Mrs. Joseph Mercandante.

An appropriate Resolution is attached.

Attachment

